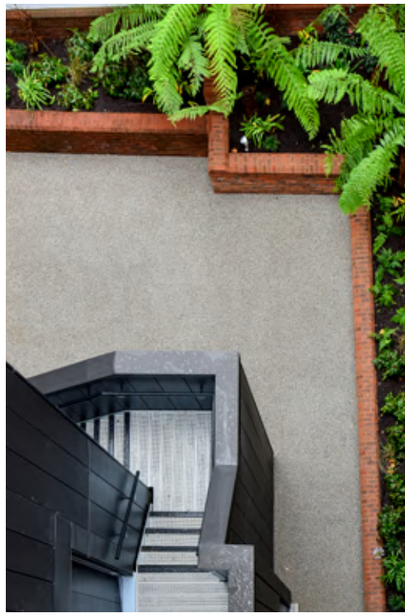
SHEARWATER HOUSE

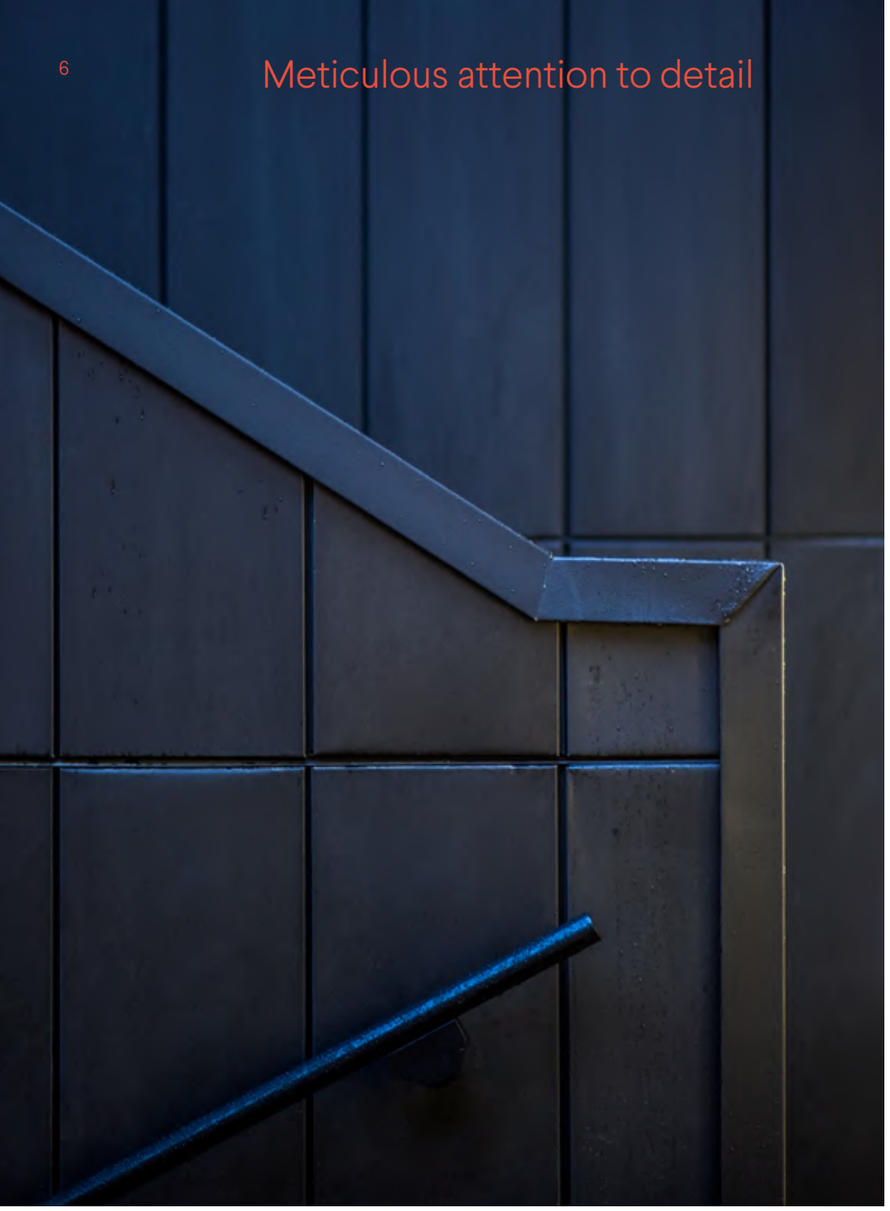
The Green Richmond upon Thames TW9 1PX

Designed to impress

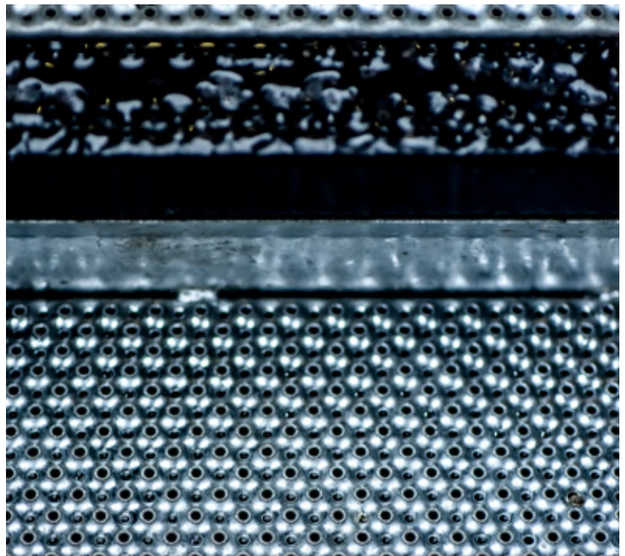


Shearwater House is a Grade A office building providing high quality office accommodation within the much sought after location of The Green in Richmond.

Meticulous attention to detail



High quality material



Shearwater House has been comprehensively modernised and enhanced into a beautiful contemporary new workplace that exceeds the demands of the modern day occupier.

Ground floor foyer

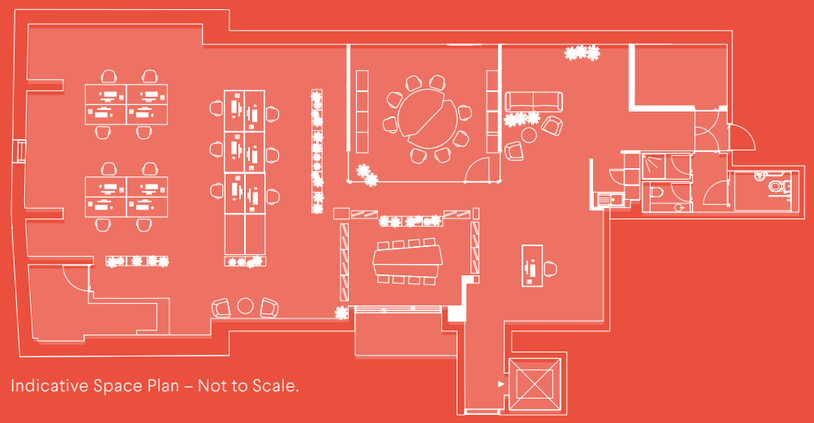
Meeting room

Breakout space

Office Space

Meeting room

High Quality Fitted Workspace



Indicative Space Plan – Not to Scale.

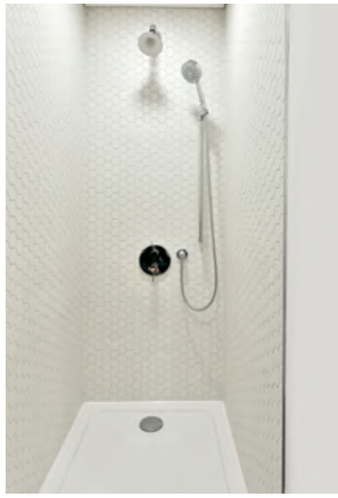
Accommodation

Approx net internal areas

Area	sq m	sq ft
Fourth Floor	262.4	2,824
Total	262.4	2,824

- Impressive reception
- High quality office accommodation
- Air-conditioning
- Private balcony
- Demised WC's and shower
- Cycle storage
- Car parking available
- Landscaped communal courtyard area

Fourth floor with terrace



Fourth floor office (as open plan)

Richmond upon Thames is one of the most beautiful parts of London and is home to a large number of major businesses.

The building is situated in the heart of the town centre, offering an abundance of first-class retail and an array of dining options.

Office Occupiers

1. Not on the High Street
2. William Grant & Sons
3. Ebay
4. Reed Exhibitions
5. Minesoft
6. PayPal

Restaurants

7. Gaucho
8. Ivy Cafe
9. Pizza Express
10. No1 Duke Street
11. Côte
12. Bill's

Retailers

13. Whole Foods
14. Zara Home
15. H&M
16. Anthropologie
17. Waitrose
18. M&S

Richmond

Richmond offers a utopian bubble in London's sprawl. Amenities such as Richmond Park, Richmond Green, the Royal Botanical Gardens and Hampton Court Palace are all within close proximity and make Richmond the perfect location to live and work.

The Green is the focal point of this historic town, providing a mix of office and residential buildings around a 12 acre green, an attraction for many residents and visitors.

Richmond Green

Richmond Green

A uniquely beautiful part of London

Sheerwater House

Communications

Richmond is located approximately 8 miles south west of Central London and benefits from excellent road communications being situated on the A316.

Public transport links are excellent with National Rail, Underground and Overground services provided.

Road

M3	15 mins
M4	15 mins
M25	25 mins
Heathrow	26 mins
Gatwick	57 mins

* Source: AA Route Planner

Train & Tube

Clapham Junction	8 mins
Hammersmith	15 mins
Waterloo	19 mins
Bank	35 mins
Paddington	41 mins

* Source: TfL

Terms and further information

New full repairing and insuring lease available. Terms upon application. For all enquiries, please contact:

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